

**TOWN OF DUNCAN**  
Special Call Council Meeting Minutes  
Tuesday March 16, 2021 6:00 PM

---

**MINUTES**

---

The Council Meeting was called to order by Mayor Rog Rogers at 6:00 p.m. A roll call was given and present at call was Mayor Rog Rogers. Councilmember Calvin Cowen, Councilmember Greg Rensberger and Councilmember Shirley Clopton attended the meeting via the call-in number. Councilmember James Waddell was absent. Also present at Call was Fire Chief Barry Frost and Police Captain Dan Mathis. Town Administrator Cam Fant attended the meeting via the call-in number.

In compliance with the Freedom of Information Act, notice of this meeting was submitted by e-mail to the Spartanburg Herald-Journal and the Greer Citizen on March 8, 2021. The agenda was posted on the front door of the Duncan Police Department and Town Hall on March 15, 2021. The agenda was also uploaded to the Town of Duncan Website on March 15, 2021. Included on the agenda was the toll-free call-in number and a statement encouraging people to attend the meeting via the toll-free call-in number because of the impact of COVID-19.

Next Mayor Rogers led the Invocation and the Pledge of Allegiance.

Next Mayor Rogers called Town Administrator Cameron Fant and Zoning Administrator Barry Frost to the Floor for the Second Reading of Ordinance No. AN-2020-05, an Ordinance to provide for the Annexation of property owned by (1) Sloan Construction, Inc., (2) PKK Holdings 2, LLC., and (3) Tara R Destefani & ETAL, John Berry Robinson, SCHOP Holding Company, LLC and Cindy Robinson by One Hundred Percent Petition, AND to Establish a Zoning Classification of GBD (General Business District) for said properties. After that Zoning Administrator Frost and Town Administrator Fant took the Floor. Frost told Council that this was a project the Town had been working on for several months and the buyers were finally closing on the property. Frost said after this annexation the town would reach the intersection of Hwy 101 and I-85. Frost said that Realty Link closed on the purchase of the old peach shed property located on Hwy 101. Frost said Fant had been working on getting the annexation petitions approved and signed by the various owners so that we could get to this property. Frost said that PKK Holdings 2 signed the last petition last month. After that Fant and Frost answered a couple various questions from Council. Next Mayor Rogers made a Motion to approve Annexation Ordinance No. AN-2020-05. His Motion was followed by a Second from Councilmember Cowen. The Vote to approve Ordinance No. AN-2020-05, an Ordinance to

provide for the Annexation of property owned by (1) Sloan Construction, Inc., (2) PKK Holdings 2, LLC., and (3) Tara R Destefani & ETAL, John Berry Robinson, SCHOP Holding Company, LLC and Cindy Robinson by One Hundred Percent Petition, AND to Establish a Zoning Classification of GBD (General Business District) for said properties passed 4-0.

After that Mayor Rogers called Zoning Administrator Barry Frost to the Floor for the Second and Final Reading of Ordinance No. 20210309-01, an Ordinance Authorizing the Execution and Delivery of an Infrastructure Reimbursement Agreement by and between the Town of Duncan, South Carolina and CV QOZP Victor Hill, LLC with respect to Infrastructure Credits to be applied against Fee In Lieu of Tax Payments related to certain investments in the Town; and Other Matters Related Thereto. Zoning Administrator Barry Frost took the Floor and reminded Council that the MOU passed back in April of 2020 and the First Reading took place back on March 9<sup>th</sup> 2021. Frost said this was Project Artie. Frost said this would be an 185,250 sq. ft. industrial building that would cost between 10 and 12 million dollars. Frost said the reimbursement period would be 10 years and the percentage would be 65%. Frost said the Town would not take over any roads. After that Frost and Fant answered a couple questions from Council. Next Mayor Rogers asked for a Motion to approve Ordinance No. 20210309-01. A Motion was made by Councilmember Clopton and her Motion was followed by a Second from Councilmember Rensberger. The Vote to approve the Second and Final Reading of Ordinance No. 20210309-01, an Ordinance Authorizing the Execution and Delivery of an Infrastructure Reimbursement Agreement by and between the Town of Duncan, South Carolina and CV QOZP Victor Hill, LLC with respect to Infrastructure Credits to be applied against Fee In Lieu of Tax Payments related to certain investments in the Town; and Other Matters Related Thereto passed 4-0.

At approximately 6:13 p.m. Mayor Rogers asked for a Motion to close the meeting. A Motion to close the meeting was made by Councilmember Rensberger. His Motion was Seconded by Councilmember Clopton. The Vote to close the meeting passed 4-0.

Approved by Council this \_\_\_\_\_ day of \_\_\_\_\_, 2021

By:

\_\_\_\_\_  
Mayor Clyde "Rog" Rogers

Attest \_\_\_\_\_

Clerk to Council, Melody Millwood